

When Recorded Mail to:
Richard R. Ellis and Ruth Gayleen Ellis, Trustees
2965 W Arvo Lane
St. George, Utah 84770



Parcel ID No. 09-31-376-007

WARRANTY DEED

Richard R. Ellis and Gayleen R. Ellis, grantor(s), of St. George, Utah, hereby **CONVEY** and **WARRANT** to

Richard R. Ellis and Ruth Gayleen Ellis, Trustees of the Richard and Ruth Ellis Family Trust, dated March 5, 2002

grantee(s) of St. George, Utah, for the sum of Ten dollars and other good and valuable consideration, the following described tract of land in Salt Lake County, State of Utah, to-wit:

UNIT NO. 106, CONTAINED WITHIN THE CANYON ROAD TOWERS CONDOMINIUMS, A CONDOMINIUM PROJECT AS THE SAME IS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED ON MARCH 61, 1976 IN SALT LAKE COUNTY, AS ENTRY NO. 2794953, IN BOOK 76-3 OF PLATS, AT PAGE 53 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED) AND IN THE DECLARATION RECORDED ON MARCH 16, 1976, IN SALT LAKE COUNTY, AS ENTRY NO. 2794954 IN BOOK 4136 OF PLATS AT PAGE 201 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED.)

TOGETHER WITH THE APPURTENANT UNDIVIDED INTEREST IN SAID PROJECT'S COMMON AREAS AS ESTABLISHED IN SAID DECLARATION AND ALLOWING FOR PERIODIC ALTERATIONS BOTH IN THE MAGNITUDE OF SAID UNDIVIDED INTEREST AND IN THE COMPOSITION OF THE COMMON AREAS AND FACILITIES TO WHICH SAID INTEREST RELATES.

Subject to easements, covenants, conditions and restrictions of record and taxes for the current year.

IN WITNESS WHEREOF, Grantor(s) have hereunto set grantor's hand and seal this 26th day of April 2023.

Richard R. Ellis

Richard R. Ellis

Gayleen R. Ellis

Gayleen R. Ellis

County of Salt Lake)

:SS

STATE OF UTAH)

The forgoing instrument was subscribed and sworn to and acknowledged before me this 26 day of April 2023, by Richard R. Ellis and Gayleen R. Ellis.

Kevin Shoell

Notary Public

